

\$499,000 - Lot 8 70 Ween Street, Mount Hanley

MLS® #202407205

\$499,000

3 Bedroom, 2.00 Bathroom, 2,056 sqft

Residential on 2.45 Acres

V3, Mount Hanley, NS

Nestled among pastures and woods near the crest of North Mountain, savor panoramic views of the Bay of Fundy, glorious sunsets, and shooting stars from this open-concept home. Located a few hundred metres down a country road, enjoy peace and quiet while still within easy proximity of ample shopping and services; high-quality farm markets, butchers, and fishmongers; and world-class wineries. Just 10 minutes to Middleton and its hospital, pharmacy, groceries, and pubs; 20 minutes to 14 Wing Greenwood; and 1.5 hours to Halifax. This 2 level/3 bed/2 bath home—with a detached/wired, double garage—is move-in ready with access to high-speed fibre internet and all major cellular carriers. It features an impressive list of capital improvements: reshingled garage roof; expansive upper-level sundeck; renovated master bath; contemporary lighting and other fixtures; Rosselli Ecoteck pellet stove; and more. The lower level boasts a bright and roomy family space, home office, 3-piece guest bath, and 3rd bedroom. (This level can easily be transitioned into an Airbnb suite or in-law apartment.) The house and its 2.45 acre lot were designed to withstand extreme weather events, e.g. insulated Concrete Form (ICF) construction; in-floor radiant heat (lower level); metal roof; casement windows; PEX plumbing; property graded for positive runoff; wired for generator. Don't miss out on this beauty, book your showing today! AVAILABLE FOR QUICK CLOSING!



Built in 1999

Essential Information

MLS® #	202407205
Price	\$499,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,056
Acres	2.45
Year Built	1999
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Date Sold	July 10th, 2024

Community Information

Address	Lot 8 70 Ween Street
Area	Annapolis Valley
District	Annapolis County
Sub-District	V3
City	Mount Hanley
County	Annapolis
Province	NS
Postal Code	B0S 1P0

Amenities

Utilities	Electric, Electricity Connected, Phone Connected
Parking Spaces	4
Parking	Detached, Double, Wired, Gravel
# of Garages	2
View	Bay

Interior

Interior Features	Central Vacuum, High Speed Internet
Appliances	Electric Range, Dishwasher, Dryer - Electric, Washer, Refrigerator
Heating	Baseboard, In Floor, Stove
Fireplace	Yes

Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Finished, Walk-Out Access

Exterior

Exterior Features	Balcony
Lot Description	1 to 2.99 Acres, Landscaped, Wooded
Roof	Metal
Construction	Vinyl Siding
Foundation	Concrete Perimeter, Insulated Concrete

School Information

Elementary	Annapolis East Elementary School
High	Annapolis West Education Centre

Additional Information

Zoning	Res
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Listing Details

Listing Office	Royal LePage Atlantic (Greenwood)
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Listing information last updated on October 28th, 2025 at 10:02am ADT